

ALSO: All that piece, parcel or tract of land, together with the buildings and improvements thereon situate, lying and being in the County of Greenville, State of South Carolina (adjoining the above described parcels) and containing 6.07 acres, more or less, being shown as the rear part of lots ONE, TWO, THREE, FOUR and FIVE on plat of property of G. B. Lee, prepared by Dalton & Neves, in January, 1945, which plat is recorded in the R. M. C. Office for Greenville County, South Carolina, in Plat Book "T", at page 447. Being the identical property conveyed to Elizabeth L. Marchant by deed dated July 24, 1952, recorded in Deed Book 460, at page 305, said R. M. C. Office.

It is understood and agreed that this is a second mortgage, junior in lien to a certain mortgage now held by Zenas C. Grier upon the above described premises in the original amount of \$30,000, which was recorded on October 14, 1955, in the R. M. C. Office for Greenville County, South Carolina, in Mortgage Book 655, page 241.

TOGETHER with all and singular the Rights, Members, Hereditaments, and Appurtenances to the said Premises belonging, or in anywise incident or appertaining.

AND IT IS COVENANTED AND AGREED by and between the parties hereto that all gas and electric fixtures, radiators, heaters, engines and machinery, boilers, ranges, elevators, and motors, bath-tubs, sinks, water-closets, basins, pipes, faucets and other plumbing and heating fixtures, mirrors, mantels, refrigerating plant and ice-boxes, cooking apparatus and appurtenances, and such other goods and chattels and personal property as are furnished by a landlord in letting or operating an unfurnished building, similar to the one herein described and referred to, which are or shall be attached to said building by nails, screws, bolts, pipe connections, masonry, or in any other manner, are and shall be deemed to be fixtures and an accession to the freehold and a part of the realty as between the parties hereto, their heirs, executors, administrators, successors and assigns, and all persons claiming by, through or under them, and shall be deemed to be a portion of the security for the indebtedness herein mentioned and to be covered by this mortgage.

TO HAVE AND TO HOLD all and singular the said Premises unto the said mortgagee(s) their heirs, successors and Assigns. And I do hereby bind myself and my Heirs, Successors, Executors and Administrators to warrant and forever defend all and singular the said Premises unto the said mortgagee(s) their heirs, successors and Assigns, from and against the mortgagor(s), my Heirs, Successors, Executors, Administrators and Assigns, and every person whomsoever lawfully claiming or to claim the same or any part thereof.